

051.A

0003

0010.0

Map

Block

Lot

1 of 1
CARDCondominium
ARLINGTON

APPRAISED:

Total Card / Total Parcel

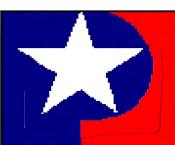
678,500 / 678,500

USE VALUE:

678,500 / 678,500

ASSESSED:

678,500 / 678,500



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
82		SUMMER ST, ARLINGTON

OWNERSHIP		Unit #:	B10	Legal Description						User Acct
Owner 1:	MATSON JOHN P &									230585
Owner 2:	MILLER PATRICIA C									GIS Ref
Owner 3:										GIS Ref
Street 1:	82 SUMMER ST #B10									Insp Date
Street 2:										05/07/18
Twn/City:	ARLINGTON									!14581!
St/Prov:	MA	Cntry		Own Occ:	Y					
Postal:	02474			Type:						

PREVIOUS OWNER

Owner 1:	TAO JIANZHONG & -
Owner 2:	HUO NAN -
Street 1:	82 SUMMER ST #B10
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 2001, having primarily Clapboard Exterior and 2085 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6065																

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102 Condo

Prime NB Desc CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																											
Type: 8	- Condo TnHs.			Full Bath: 2	Rating: Very Good																																		
Sty Ht: 2H	- 2 & 1/2 Sty			A Bath: 1	Rating:																																		
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:																																		
Foundation: 1	- Concrete			A 3QBth: 1	Rating:																																		
Frame: 1	- Wood			1/2 Bath: 1	Rating: Very Good																																		
Prime Wall: 2	- Clapboard			A HBth: 1	Rating:																																		
Sec Wall: 1	%			OthrFix: 1	Rating:																																		
Roof Struct: 1	- Gable			OTHER FEATURES				RESIDENTIAL GRID																															
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Very Good			1st Res Grid	Desc: Line 1			# Units: 1																											
Color: WHITE				A Kits: 1	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O																			
View / Desir: N	- NONE			Fpl: 1	Rating: Very Good			Other																															
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper																															
Grade: C+ - Average (+)				CONDO INFORMATION				Lvl 2																															
Year Blt: 2001	Eff Yr Blt:			Location: I	- Interior			Lvl 1																															
Alt LUC:	Alt %:			Total Units: 1				Lower																															
Jurisdict:	Fact: .			Floor: 1	- 1st Floor			Totals	RMS: 4	BRs: 2	Baths: 2	HB: 1																											
Const Mod:				% Own: 4.590000153				REMODELING				RES BREAKDOWN																											
Lump Sum Adj:				Name:				Exterior:	No Unit	RMS	BRS	FL																											
INTERIOR INFORMATION				DEPRECIATION				Interior:	1	4	2	1																											
Avg Ht/FL: STD				Phys Cond: VG - Very Good	5.4 %			Additions:																															
Prim Int Wal: 1	- Drywall			Functional:	%			Kitchen:																															
Sec Int Wall: 1	%			Economic:	%			Baths:																															
Partition: T	- Typical			Special:	%			Plumbing:																															
Prim Floors: 3	- Hardwood			Override:	%			Electric:																															
Sec Floors: 1	%			Total: 5.4	%			Heating:																															
Bsmnt Flr: 12	- Concrete			CALC SUMMARY				General:	1	4	2																												
Subfloor:				Basic \$ / SQ: 250.00				COMPARABLE SALES																															
Bsmnt Gar: 1				Size Adj.: 0.78776979				Rate	Parcel ID	Typ	Date	Sale Price																											
Electric: 3	- Typical			Const Adj.: 1.04989493																																			
Insulation: 3	- Typical			Adj \$ / SQ: 206.769																																			
Int vs Ext: S				Other Features: 67764																																			
Heat Fuel: 2	- Gas			Grade Factor: 1.10																																			
Heat Type: 3	- Forced H/W			NBHD Inf: 1.29999995																																			
# Heat Sys: 1				NBHD Mod: 1.00																																			
% Heated: 100	% AC: 100			LUC Factor: 1.00																																			
Solar HW: NO	Central Vac: NO			Adj Total: 717219																																			
% Com Wal	% Sprinkled 100			Depreciation: 38730																																			
				Depreciated Total: 678489																																			
MOBILE HOME				Make:				Model:				Serial #:				Year:				Color:																			
SPEC FEATURES/YARD ITEMS																PARCEL ID 051.A-0003-0010.0																							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value																					
More: N	Total Yard Items:				Total Special Features:									Total:																									

Undisplayed Areas:
GLA: 2085
WDK: 258

8

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
GLA	Gross Liv Ar	2,085	206.770	431,113
WDK	Deck	258	10.370	2,675

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	Ten
Size Ad	2085	Gross Area	2343	FinArea	2085

IMAGE

AssessPro Patriot Properties, Inc